ನಮ್ಮ ಮೆಟ್ರೋ namma metro

ಬೆಂಗಳೂರು ಮೆಟ್ರೋ ರೈಲ್ ನಿಗಮ ನಿಯಮಿತ
(ಸಹಭಾಗಿತ್ವದ – ಕರ್ನಾಟಕ ಸರ್ಕಾರ ಹಾಗೂ ಕೇಂದ್ರ ಸರ್ಕಾರ ಉದ್ಯಮ)
ನೊಂದಾಯಿತ ಕಚೇರಿ : ಬಿ.ಎಂ.ಟಿ.ಸಿ. ಕಾಂಪ್ಲೆಕ್ಸ್, 3ನೇ ಮಹಡಿ, ಕೆಂಗಲ್ ಹನುಮಂತಯ್ಯ ರಸ್ತೆ, ಶಾಂತಿನಗರ
ಬೆಂಗಳೂರು – 560 027, ಭಾರತ

Bangalore Metro Rail Corporation Ltd.
(A Joint Venture of Government of Karnataka & Government of India)
Regd. Office : B.M.T.C. Complex, 3rd Floor, K.H. Road, Shanthinagar, Bangalore - 560 027. INDIA

BMRCL/PD/Nagawara Stn-PD/1/2025-26 **Date**: 22/04/2026

CORRIGENDUM

Tender for providing Transaction Advisory (TA) Services for Integrated Property Development at Nagawara Metro Station of BMRCL

BMRCL RFP No.: BMRCL/A(PD)/TA/NGWA/2025-26/1

KPPP Ref. No.: BMRCL/2025-26/SE0041 Dtd.: 27/03/2026

Sl. No.	Tender Page No.	Subject/ Clause No.	Existing Tender condition	To be read as / to be replaced as / to be added as
1	3	Key Details	Bid submission through KPPP e-Procurement Portal (online)	On or before 17:00 Hrs of dt.: 27/04/2026.
2	9	3 (D) Key Personnel	The Consultant shall deploy the following three key professionals for the duration of the assignment	The Consultant shall deploy the following **Four** key professionals for the duration of the assignment
3	14	13.6 (b)	If the bidder does not accept the correction of his bided price in terms of Clause 23.2.5 of Instructions to Bidders (ITB)	If the bidder does not accept the correction of his bided price in terms of **Clause 23.3** of Instructions to Bidders (ITB). Please refer Sl. No. 5, 6 & 7 below.
4	19	23.2.4 (A) of Section B: Instructions to Bidder (ITB)	Arithmetical errors corrected by the Employer as per Clause 23.1.6 of Instructions to Tenderers (ITT).	Arithmetical errors corrected by the Employer as per **Clause 23.3.1** of Instructions to Bidders (ITB).
5	19	Correction of Errors	Clause No. 23.1.6: Correction of Errors	**Clause No. 23.3: Correction of Errors**
6	19		Clause No. 23.1.7: The Evaluation Committee will determine whether the Financial Proposals are	**Clause No. 23.3.1:** The Evaluation Committee will determine whether the Financial Proposals are

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CIN No. : U16286KA1994GOI016286

Sl. No.	Tender Page No.	Subject/ Clause No.	Existing Tender condition	To be read as / to be replaced as / to be added as
			complete, (i.e. whether they have costed all Items and add their cost), correct any Computational Errors. The effect of the price adjustment provisions of the Conditions of Contract, to be applied over the period of execution of the Contract, shall not be considered in bid evaluation	complete, (i.e. whether they have costed all Items and add their cost), correct any Computational Errors. The effect of the price adjustment provisions of the Conditions of Contract, to be applied over the period of execution of the Contract, shall not be considered in bid evaluation.
7	19		Clause No. 23.1.8: Conditional quotes for any or all schedules of Price Bid may lead to rejection of Bid.	**Clause No. 23.3.2:** Conditional quotes for any or all schedules of Price Bid may lead to rejection of Bid.
8	59	Contract Data Sl. No. 4	Time for Completion (CC Clause-10) : The duration of services under this Assignment will be for 30 Weeks from the date of commencement of service i.e., date of signing of Agreement.	Time for Completion (CC Clause-10) : The duration of services under this Assignment will be for **26 Weeks** from the date of commencement of service i.e., date of signing of Agreement.
9	26	3.1A Consultancy Experience	Experience as a Prime Consultant (Single Entity or Joint Venture partner) in *Similar Consultancy Services that has been completed during the last 07 (Seven) years, ending as on the date of bid submission where the value of services meets or exceeds INR 25.48 Lakhs** from a Single Contract.	Experience as a Prime Consultant (Single Entity or Joint Venture partner) in *Similar Consultancy Services that has been completed during the last **10 (Ten)** years, ending as on the date of bid submission where the value of services meets or exceeds INR 25.48 Lakhs** from a Single Contract.
10	26	3.1A Consultancy Experience	Experience as a Prime Consultant (Single Entity or Joint Venture partner) in *Similar Consultancy Services at least must have successfully completed 03	Experience as a Prime Consultant (Single Entity or Joint Venture partner) in *Similar Consultancy Services at least must have successfully completed 03

Sl. No.	Tender Page No.	Subject/ Clause No.	Existing Tender condition	To be read as / to be replaced as / to be added as
			(Three) similar Contracts in Government/PSU/Local Bodies that have been completed during the last 07 (Seven) years ending as on the date of bid submission.	(Three) similar Contracts in Government/PSU/Local Bodies that have been completed during the last **10 (Ten)** years ending as on the date of bid submission.
11	26		*Similar Consultancy Services means 'Transaction Advisory Assignments' for development of infrastructure projects involving development of large commercial assets on PPP model in sectors such as Metro Rails, IT Parks, Airports, Railways, Tourism, Hotels/resorts, Housing, Way-side amenities. However, Consultancy services for EPC will not be considered for evaluation.	*Similar Consultancy Services means 'Transaction Advisory Assignments' for development of infrastructure projects involving development of large commercial assets on PPP model in sectors such as Metro Rails, IT Parks, Airports, Railways, Tourism, Hotels/resorts, Housing, Way-side amenities, **multi-modal logistic hubs, & industrial parks**. However, Consultancy services for EPC will not be considered for evaluation.
12	47	Clause 3.2.2 Conflict of Interest	The Consultants agree that, during the term of this Contract and after its termination, the Consultants and any entity affiliated with the Consultants, as well as any Sub-consultant (If applicable) and any entity affiliated with such Sub-consultant (if applicable), shall be disqualified from providing goods, works or services (other than the Services and any continuation thereof) for any project resulting from or closely related to the Services.	The Consultants agree that, during the term of this Contract **or after completion of the Contract or pre-mature termination of the Contract**, the Consultants and any entity affiliated with the Consultants, as well as any Sub-consultant (If applicable) and any entity affiliated with such Sub-consultant (if applicable), shall be disqualified from providing goods, works or services (other than the Services and any continuation thereof) for any project resulting from or closely related to the Services.

Sl. No. 11: Existing Tender Information

Page No. 7 - Site No. 1 Built-Up Area above Nagawara Metro Station – Pink Line UG Station

Site No. 1 Built-Up Area above Nagawara Metro Station – Pink Line UG Station		
Project Details	**Sq. mt.**	**Sq. ft.**
Site area	13,528	1,45,614.18
Allowed FAR	2.5	
Built-Up Area	67,640	7,28,070.90
Achieved BUA (Property Development Area)	66,953	7,20,676.09
Achieved FAR	4.95	
Land area for commercial space	66,953	7,20,676.09
No. of Floors existing	4 Floors (1st to 4th Floor)	
No. of Floors proposed	8 Floors (1st to 8th Floor)	
Basement area	NA	
Height above road level: 43.86 mtrs.		
Height Below road level: NA		

To be read as / to be replaced as / to be added as

Site No. 1 Built-Up Area above Nagawara Metro Station		
Project Details	**Sq. mt.**	**Sq. ft.**
Site area	13,528.32	1,45,617.62
Built-up Area (with 4 floors already constructed)	36,378.55	3,91,575.45
FAR achieved so far	2.69	
Proposed future construction with additional 4 floors – Total BUA achievable (for 8 floors)	64,544.83	6,94,754.76
Total FAR (with 8 floors)	4.77	
Area for commercial use (4 floors)	27,276.55	2,93,602.34
Area for commercial use (8 floors)	55,616.79	5,98,654.14
No. of Floors existing	Ground + 4	
No. of Floors proposed	Ground + 8	
Basement area	NA	
Height above road level: 43.11 mtrs. (8 floors)		
Height Below road level: 25.11 mtrs. (4 floors)		

Sl. No. 12: Existing Tender Information

Page No. 8 - Site No. 2 Vacant Area for Proposed MLCP Building

Site No. 2 Vacant Area for Proposed MLCP Building		
Project Details	**Sq. mt.**	**Sq. ft.**
Site area	8,651	93,118.59
Allowed FAR	2.5	
Proposed Total Built-Up Area	31,319.42	3,37,119.43
Achieved BUA (Proposed Property Development Area)	7,846	84,453.64
Achieved FAR	3.6	
Land area for commercial space	31,319.42	3,37,119.43
No. of Floors existing	NA	
No. of Floors proposed	G+4	
Basement area	NA	
Height above road level: 28.75 mtrs.		
Height Below road level: NA		

To be read as / to be replaced as / to be added as

Site No. 2 Vacant Area for building MLCP		
Project Details	**Sq. mt.**	**Sq. ft.**
Site area	4,985.86	53,667.40
Achieved BUA	24,629.19	2,65,106.42
FAR proposed	*	
No. of Floors proposed	Ground + 6	
Basement area	NA	
Height above road level: 24.8 mtrs.		

*Since the area above the cut and cover is earmarked for parking purpose, FAR is not applicable.

Sl. No. 13: Existing Tender Information

Page No. 8 - Site No. 3 Nagawara Metro Station – Airport / Blue Line Elevated Station

Site No. 3 Nagawara Metro Station – Airport / Blue Line Elevated Station		
Project Details	**Sq. mt.**	**Sq. ft.**
Site area	2,968	31,947.29
Allowed FAR	2.5	
Built-Up Area	9,888	1,06,433.50
Proposed Total Built-Up Area	3,055	32,883.75
Achieved BUA (Proposed Property Development Area)	3.33	
Land area for commercial space	1,673	18,008.02
No. of Floors existing	NA	
No. of Floors proposed	G+5	
Basement area	NA	
Height above road level: 20.72 mtrs.		
Height Below road level: NA		

To be read as / to be replaced as / to be added as

Site No. 3 Upcoming Elevated Metro Station at Nagawara Ring Road Junction		
Project Details	**Sq. mt.**	**Sq. ft.**
Site area	2,968	31,947.29
Area for commercial use	3,055	32,883.75
Achieved BUA	9,888	1,06,435.5
Achieved FAR	3.33	
No. of Floors existing	Ground + 5	
Basement area	NA	
Height above road level: 24.32 mtrs.		

Note: This corrigendum shall be the integral part of the tender document, hence the bidders are requested to consider the changes/correction made herewith before submitting their bids. Other than the changes mentioned in this corrigendum, all other terms and conditions remain unchanged.

Sd/-
Director (Finance)
Bangalore Metro Rail Corporation Limited